



AGENDA
PLANNING COMMISSION
WEDNESDAY, MARCH 17, 2021
7:00 PM
THE BOARD ROOM
FREDERICK COUNTY ADMINISTRATION BUILDING
WINCHESTER, VIRGINIA

1. **Call to Order**
2. **Adoption of Agenda** – Pursuant to established procedures, the Planning Commission should adopt the Agenda for the meeting.
3. **Meeting Minutes**
 - 3.A. **January 20, 2021 Meeting Minutes**
[PC03-17-21MinutesJanuary20.pdf](#)
 - 3.B. **February 17, 2021 Meeting Minutes**
[PC03-17-21MinutesFebruary17.pdf](#)
4. **Committee Reports**
5. **Citizen Comments**
6. **Public Hearings**
 - 6.A. **Rezoning #01-21 for One Logistics Park Winchester - (Mrs. Perkins and Mr. Bishop)**

Submitted by Gordon, to rezone 277.16+/- acres from the R4 (Residential Planned Community) District to the B2 (General Business) and M1 (Light Industrial) Districts with proffers. The properties are located approximately one mile east of I-81 on the south side of Millwood Pike (Route 50), east of Prince Frederick Drive (Route 781) and Coverstone Drive (Route 1538) and west of Arbor Court and Pendleton Drive in the Shawnee Magisterial District and are identified by Property Identification Numbers 64-A-83, 64-A-83A, 64-A-84, 64-A-85, 64-A-86, and 64-A 87.
[PC03-17-21REZ01-21.pdf](#)
 - 6.B. **Ordinance Amendment - Boat Repair in the RA Zoning District - (Mr. Klein)**

Ordinance Amendment to the Frederick County Code – Chapter 165 Zoning, ARTICLE I General Provisions, Amendments and Conditional Use Permits; Part 101 General Provisions, §165-101.02 Definitions and word usage. Boat Repair Shop. ARTICLE II Supplementary Use Regulations; Parking; Buffers; and Regulations for Specific Uses; Part 204 Additional Regulations for Specific Uses §165-204.33 Boat Repair Shop. ARTICLE IV Agricultural and Residential Districts; Part 401 RA Rural Areas District §165-401.3 Conditional Uses. Revision to the Frederick County Zoning Ordinance to include “Boat Repair Shop” as a conditional use in the RA (Rural Areas) Zoning District.

[PC03-17-21OABoatRepairRADistrict.pdf](#)

7. **Information/Discussion Items**

7.A. **Master Development Plan #01-21 for Hackwoods-SVWC - (Mr. Klein)**

Submitted by Greenway Engineering, Inc., on behalf of Westminster Canterbury of Winchester Inc. This application seeks to develop 11.50+/-acres of land zoned RP (Residential Performance) Zoning Districts for 58 multi-family units. The subject property is located on State Route 767, and 300 feet south of Fox Drive and Margaret Lane Winchester, in the Stonewall Magisterial District, and is identified by Property Identification Number 53-A-64. *Please note this item is presented for informational purposes only. Please note this is not a public hearing.*

[PC03-17-21MDP01-21.pdf](#)

8. **Other**

9. **Adjourn**